



Arun District Council
Arun Civic Centre
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Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
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5th November 2021

Bersted Parish Council
FAO Debbie Holcombe
Community Centre
Chalcraft Lane
Bersted, West Sussex
PO21 5UB

Case Officer: Claire Potts
Telephone: 01903 737698
Email: claire.potts@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Application No: AL/87/21/PL
Site Address: Oldlands Farm Newlands Road Bognor Regis PO22 9FJ
Description of works: Erection of a warehouse (Use Class B8) with ancillary office, associated vehicle parking, van storage, plant, ancillary structures, lighting landscaping and infrastructure works including earthworks to facilitate flood compensation area. This site may affect listed buildings, may affect the character & appearance of the Shripney Conservation Area, is a Departure from the Development Plan, affects a Right of way & is in CIL Zone SP3 (Zero Rated) as other development.

Thank you for your internet representation made on 3rd November 2021 which has been recorded as an objection with the comments as follows:

OWQC41594

OBJECT for the following.

Bersted Neighbourhood Development Plan policy EE3 does not support Class B8 Storage and distribution outside the employment areas in appendix G.

Highway safety at the roundabout on the A29 to A259 bypass Charles Purely Way has been identified as nearing capacity, traffic movements from this development will add to this busy junction. Drainage issues need to be resolved with Arun DC and therefore the application should not be supported as this development is within a flood plain.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so.

The majority of applications are determined under delegated powers by officers. Further information on the

decision making process can be found on the website at :<https://www.arun.gov.uk/what-happens-next>.

Some applications will be determined by the Planning Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website <https://www.arun.gov.uk/privacy-policy/>

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to
<https://www1.arun.gov.uk/planning-application-finder>